

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Kansas City

State: MO

PJ's Total HOME Allocation Received: \$47,865,916

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State:	7			
% of Funds Committed	88.13 %	93.43 %	7	93.41 %	13		14
% of Funds Disbursed	83.28 %	87.89 %	7	84.68 %	30		32
Leveraging Ratio for Rental Activities	6.02	4.06	1	4.72	100		100
% of Completed Rental Disbursements to All Rental Commitments***	91.26 %	97.33 %	7	80.76 %	42		40
% of Completed CHDO Disbursements to All CHDO Reservations***	63.53 %	70.78 %	5	68.18 %	32		33
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	64.98 %	69.99 %	6	80.32 %	9		12
% of 0-30% AMI Renters to All Renters***	15.16 %	33.09 %	7	45.16 %	4		6
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	98.19 %	98.25 %	4	95.04 %	45		43
Overall Ranking:			In State:	6 / 7	Nationally:	27	31
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$40,843	\$25,067		\$26,037	277	Units	18.10 %
Homebuyer Unit	\$21,573	\$12,257		\$14,755	1,251	Units	81.70 %
Homeowner-Rehab Unit	\$20,507	\$11,540		\$20,487	3	Units	0.20 %
TBRA Unit	\$0	\$3,232		\$3,225	0	Units	0.00 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Kansas City MO

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$134,694	\$81,575	\$47,815
State:*	\$126,371	\$80,170	\$15,626
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ:	1.3 %
National Avg:	1.1 %

R.S. Means Cost Index: 1.03

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	7.0	40.1	0.0	0.0
Black/African American:	90.1	49.8	100.0	0.0
Asian:	0.0	1.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.6	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.2	0.0	0.0
Other Multi Racial:	0.0	1.6	0.0	0.0
Asian/Pacific Islander:	0.0	2.4	0.0	0.0

ETHNICITY:

Hispanic	2.9	4.3	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	41.2	36.8	0.0	0.0
2 Persons:	27.2	20.7	100.0	0.0
3 Persons:	16.2	18.9	0.0	0.0
4 Persons:	10.7	13.3	0.0	0.0
5 Persons:	3.3	6.0	0.0	0.0
6 Persons:	1.1	2.5	0.0	0.0
7 Persons:	0.4	1.1	0.0	0.0
8 or more Persons:	0.0	0.6	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	29.8	38.2	33.3	0.0
Elderly:	19.5	1.9	66.7	0.0
Related/Single Parent:	38.6	33.0	0.0	0.0
Related/Two Parent:	6.6	20.0	0.0	0.0
Other:	5.5	6.9	0.0	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	2.9	0.1 #
HOME TBRA:	8.8	
Other:	18.4	
No Assistance:	69.9	

of Section 504 Compliant Units / Completed Units Since 2001 63

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Kansas City

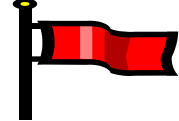
State: MO

Group Rank: 27
(Percentile)

State Rank: 6 / 7 PJs

Overall Rank: 31
(Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	91.26	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	63.53	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	64.98	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	98.19	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	2.76	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 3

